

128.A

0003

0023.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
698,100 / 698,100
698,100 / 698,100
698,100 / 698,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
38		MENOTOMY RD, ARLINGTON

OWNERSHIP

Owner 1:	LEWIS DAVID J	Unit #:	2
Owner 2:	ROZELLE DEBORAH		
Owner 3:			

Street 1: 38 MENOTOMY UNIT 2

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474		Type:

PREVIOUS OWNER

Owner 1:	WELLS DEVELOPMENT LLC -
Owner 2:	-

Street 1: 32 DEVEREAUX STREET

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1927, having primarily Wood Shingle Exterior and 2400 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7429																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	694,800	3,300		698,100		210279
							GIS Ref
							GIS Ref
							Insp Date
							09/05/18

PREVIOUS ASSESSMENT		Parcel ID		USER DEFINED						
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	684,300	3300	.		687,600	687,600	Year End Roll	12/18/2019
2019	102	FV	622,900	3300	.		626,200	626,200	Year End Roll	1/3/2019
2018	102	FV	514,600	3300	.		517,900	517,900	Year End Roll	12/20/2017
2017	102	FV	469,000	3300	.		472,300	472,300	Year End Roll	1/3/2017
2016	102	FV	469,000	3300	.		472,300	472,300	Year End	1/4/2016
2015	102	FV	433,300	3300	.		436,600	436,600	Year End Roll	12/11/2014
2014	102	FV	413,400	3300	.		416,700	416,700	Year End Roll	12/16/2013
2013	102	FV	413,400	3300	.		416,700	416,700		12/13/2012

SALES INFORMATION

TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date
WELLS DEVELOPME	65-106	6/24/1999	279,000 No No 4 Notes

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
4/21/2017	453	Redo Kit	117,000	O					9/5/2018	Measured	DGM	D Mann
11/30/2011	1563	Redo Bat	8,950						9/5/2018	Left Notice	DGM	D Mann
1/28/2010	59	Add Bath	8,760					& CLOSET	5/3/2012	Info Fm Prmt	MM	Mary M
									5/18/2010	Info Fm Prmt	BR	B Rossignol

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

2021

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

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